

## ARIZONA BOARD OF APPRAISAL

1400 West Washington, Suite 360  
Phoenix, Arizona 85007  
(602) 542-1539 FAX (602) 542-1598  
EMAIL: appraisal@appraisal.state.az.us WEBSITE: www.appraisal.state.az.us

### **REAL ESTATE APPRAISER VIOLATION COMPLAINT**

The information provided by this form will permit the Arizona Board of Appraisal to investigate the violations alleged. Board rules provide that a Complaint must be in writing, but may be anonymous. Mail or hand-deliver this completed form to the above address in a sealed envelope.

Include as much specific detail as practicable. Attach additional information and supporting documentation. The Complaint will be acknowledged if your name and address are provided. This Complaint, including Complainant's name and address **provided**, will become part of the public record. **Board rules require that all items identified below with an asterisk (\*) must be furnished. Failure to furnish such required information will result in the Complaint not being processed and being returned to Complainant. Anonymous Complaints failing to furnish the required information will not be processed.**

1.\* Name of appraiser: \_\_\_\_\_

2. Appraiser's License/Certificate No.: \_\_\_\_\_

3. Identify property involved in Complaint (i.e., property address, legal description and/or assessor parcel number(s): \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

4.\* Attach a copy of report, if the complaint includes allegations concerning an appraisal, or consulting assignment.

5.\* What is the basis of your Complaint? \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

6.\* When did the action that you are complaining about occur? \_\_\_\_\_

7.\* What violations do you believe that the appraiser committed? \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

A. Was the appraiser convicted of a crime? \_\_\_\_\_ (If so, identify nature of crime, date of conviction and court in which conviction was entered.) \_\_\_\_\_  
\_\_\_\_\_

B. Did the appraiser commit an act or omission involving dishonesty, fraud or misrepresentation? \_\_\_\_\_ (If so, identify the nature of the act of omission, date, and parties who heard or saw the act or would be able to testify about the omission.) \_\_\_\_\_  
\_\_\_\_\_

- C. Did the appraiser accept an appraisal assignment for a fee contingent upon the opinion, conclusion or conditioned upon a predetermined estimate of value? \_\_\_\_\_ (If so, identify the parties with facts relevant to the issue.) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
- D. Did the appraiser violate the confidential nature records to which he/she gained access through employment or engagement as an appraiser? \_\_\_\_\_ (If so, identify specific records.) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
- E. Has a civil judgment been entered against the appraiser for fraud, misrepresentation or deceit in the making of any appraisal? \_\_\_\_\_ (If so, identify the nature of judgment, date of entry and court in which judgment was entered.) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
- F. Explain which specific Arizona Rules (R4-46-101, *et seq.*) or Statutes (A.R.S. §§ 32-3601, *et seq.*) were violated, if any, and why. \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
8. Was the appraisal report reviewed? \_\_\_\_\_
9. Date of review: \_\_\_\_\_
10. Name and address of review appraiser: \_\_\_\_\_
11. For appraiser or review appraiser only: Explain which USPAP Standards you believe were violated, if any, and why. (You may attach additional sheets if necessary.) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
12. Name of person filing Complaint: \_\_\_\_\_  
Address and daytime telephone number: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

By signing below, the undersigned asserts that the information contained in this Complaint is true to the best of his/her knowledge and belief and recognizes that his/ her name and the nature of this Complaint may become part of the public record.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_